

PETITION FOR SPECIAL EXCEPTION

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Special Exception under the Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property for _____

Antique Shop

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Special Exception advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

I/we do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser: _____
(Type or Print Name)
Signature _____
Address _____
City and State _____
Attorney for Petitioner: _____
(Type or Print Name)
Signature _____
Address _____
City and State _____
Name, address and phone number of legal owner, contract purchaser or representative to be contacted _____
Same _____
Name _____
Address _____
Phone No. _____

Legal Owner(s):
Charles Milton Bayne
(Type or Print Name)
Signature _____
Myrtle Esther Bayne
(Type or Print Name)
Signature _____
15335 Dover Road 526-6786
Address Phone No.
Reisterstown, Maryland 21136
City and State
Name, address and phone number of legal owner, contract purchaser or representative to be contacted
Same
Name
Address
Phone No.

ORDERED By The Zoning Commissioner of Baltimore County, this _____ day of _____, 1982, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the _____ day of _____, 1982, at _____ o'clock _____ A.M.

Zoning Commissioner of Baltimore County.

S.C.O. No. 1 (over)

RE: PETITION FOR SPECIAL EXCEPTION : BEFORE THE ZONING COMMISSIONER
SE/5 of Mt. Zion Rd., 177'
NE of Dover Rd., 5th District : OF BALTIMORE COUNTY
CHARLES MILTON BAYNE, et ux, : Case No. 82-203-X
Petitioners

ORDER TO ENTER APPEARANCE

M. Commissioner:

Pursuant to the authority contained in Section 524.1 of the Baltimore County

Charter, I hereby enter my appearance in this proceeding. You are requested to notify me of any hearing date or dates which may be now or hereafter designated therefor, and of the passage of any preliminary or final Order in connection therewith.

Peter Max Zimmerman John W. Hession, III
Deputy People's Counsel People's Counsel for Baltimore County
Rm. 223, Court House
Towson, Maryland 21204
494-2188

I HEREBY CERTIFY that on this 5th day of March, 1982, a copy of the foregoing Order was mailed to Mr. and Mrs. Charles Milton Bayne, 15335 Dover Rd., Reisterstown, MD 21136, Petitioners.

John W. Hession, III

BALTIMORE COUNTY

ZONING PLANS

ADVISORY COMMITTEE



PETITION AND SITE PLAN

EVALUATION COMMENTS

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

March 8, 1982

COPY - OFFICE BLDG.
111 W. Chesapeake Ave.
Towson, Maryland 21204
000
Nicholas B. Commodari
Chairman

Mr. & Mrs. Charles Milton Bayne
15335 Dover Road
Reisterstown, Maryland 21136

RE: Item No. 122
Petitioner - Charles Milton Bayne, et ux
Special Exception Exception

Dear Mr. & Mrs. Bayne:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition. The following comments are intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

In view of your proposal to convert the existing barn to an antique shop, this special exception is required. As indicated on the revised site plans, an addition is also proposed to the rear of this structure.

Particular attention should be afforded to the comments of the Health Department and the Department of Permits and Licenses. For further information on these comments, you may contact Mr. Rob Powell at 494-2762 and Mr. Charles Burnham at 494-3987.

Enclosed are all comments submitted from the members of the Committee at this time that offer or request information on your petition. If similar comments from the remaining members are received, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This petition was accepted for filing on the date of the enclosed filing certificate and a hearing scheduled accordingly.

Very truly yours,

Nicholas B. Commodari, Inc.
NICHOLAS B. COMMODARI, Chairman
Zoning Plans Advisory Committee

NBC:bac
Enclosures
cc: Gerhold, Cross & Etzel
412 Delaware Avenue
Towson, Md. 21204

BALTIMORE COUNTY
DEPARTMENT OF PUBLIC WORKS
TOWSON, MARYLAND 21204

HARRY J. PISTEL, P.E.
DIRECTOR
February 4, 1982

Mr. William E. Hammond
Zoning Commissioner
County Office Building
Towson, Maryland 21204

Re: Item #122 (1981-1982)
Property Owner: Charles Milton & Myrtle Esther Bayne
S/C corner Dover Rd. and Mt. Zion Rd.
Acres: 12 District: 5th

Dear Mr. Hammond:

The following comments are furnished in regard to the plat submitted to this office for review by the Zoning Advisory Committee in connection with the subject item.

Highways:

Dover and Mt. Zion Roads, existing public roads, are proposed to be improved in the future on 60-foot rights-of-way, with fillet areas for sight distance at their intersection.

The entrance locations are subject to approval by the Department of Traffic Engineering, and shall be constructed in accordance with Baltimore County Standards and Specifications.

Sediment Control:

Development of this property through stripping, grading and stabilization could result in a sediment pollution problem, damaging private and public holdings downstream of the property. A grading permit is, therefore, necessary for all grading, including the stripping of top soil.

Storm Drains:

Provisions for accommodating storm water or drainage have not been indicated on the submitted plan.

The Petitioner must provide necessary drainage facilities (temporary or permanent) to prevent creating any nuisances or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or improper installation of drainage facilities, would be the full responsibility of the Petitioner.

A future drainage and utility easement is required along the southerly outline of this overall property.

Item #122 (1981-1982)
Property Owner: Charles Milton & Myrtle Esther Bayne
Page 2
February 2, 1982

Water and Sanitary Sewer:

Public water supply and sanitary sewerage are not available to serve this property, which is utilizing private onsite facilities.

This property is beyond the Baltimore County Metropolitan District and the Urban-Rural Demarcation Line. Baltimore County Water and Sewerage Plans W and S-10A, as amended, indicate "No Planned Service" in the area.

Very truly yours,

Robert A. Morton, P.E., Chief
Bureau of Public Services

RAM:EAM:FWR:ss

cc: Jack Wimbley

CC-NW Key Sheet
91 & 92 NW 36 & 37 pos. Sheets
NW 23 I & J Topo
26 & 32 Tax Maps

BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
TOWSON, MARYLAND 21204
494-3211

NORMAN E. GERBER
DIRECTOR

March 1, 1982

Mr. William Hammond, Zoning Commissioner
Zoning Advisory Committee
Office of Planning and Zoning
Baltimore County Office Building
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #122, Zoning Advisory Committee Meeting, January 5, 1982, are as follows:

Property Owner: Charles Milton and Myrtle Esther Bayne
Location: SE/corner Dover Road and Mt. Zion Road
Acres: 12
District: 5th

This office has reviewed the subject petition and offers the following comments. These comments are not intended to indicate the appropriateness of the zoning in question, but are to assure that all parties are made aware of plans or problems with regard to development plans that may have a bearing on this petition.

Future road widenings should be shown on the site plan for the entire tract.

Very truly yours,

John L. Wimbley, Jr. P.E.
John L. Wimbley
Planner III
Current Planning and Development

JLW:rh

BALTIMORE COUNTY
DEPARTMENT OF HEALTH
TOWSON, MARYLAND 21204

DONALD J. ROOP, M.D., M.P.H.
DEPUTY STATE & COUNTY HEALTH OFFICER

January 27, 1982

Mr. William E. Hammond, Zoning Commissioner
Office of Planning and Zoning
County Office Building
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item 122, Zoning Advisory Committee Meeting of January 5, 1982, are as follows:

Property Owner: Charles Milton & Myrtle Esther Bayne
Location: SE/cor. Dover Road and Mt. Zion Road
Existing Zoning: R.C. 2
Proposed Zoning: Special Exception for antique shop
Acres: 12
District: 5th

The dwelling is served by a drilled well and private septic system. The septic system appears to be functioning properly. The location of the antique shop does not interfere with the location of either the well or septic system.

It is recommended that the owner contact the Northwestern Regional Office at 494-2743 and arrange to have a bacteriological water sample collected to verify the potability of the water supply.

Very truly yours,

Jan J. Forrest
Director
BUREAU OF ENVIRONMENTAL SERVICES

JLF:ru
cc: Mr. Charles Milton Bayne

ORDER RECEIVED FOR FILING

DATE March 29, 1982

BY John M. H. Jones

ADMINISTRATIVE RECORDS

Pursuant to the advertisement, posting of property, and public hearing on the Petition and it appearing that by reason of the requirements of Section 502.1 of the Baltimore County Zoning Regulations having been met and the health, safety, and general welfare of the community not being adversely affected, the special exception should be granted.

Therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County, this 30th day of March, 1982, that the herein Petition for Special Exception for an antique shop, in accordance with the site plan prepared by Gerhold, Cross & Etzel, dated February 8, 1982, and marked Petitioners' Exhibit 1, should be and the same is GRANTED, from and after the date of this Order, subject, however, to the following restrictions:

1. The "possible future drive," indicated on the site plan, shall be removed.
2. No identification signs shall be permitted.
3. The antique shop shall be open by appointment only.
4. Railroad ties or other means of delineation shall be placed around the perimeter of the parking area.
5. A revised site plan, incorporating the above restrictions, shall be submitted for approval by the Department of Public Works and the Office of Planning and Zoning.

John M. H. Jones
Deputy Zoning Commissioner of
Baltimore County

Mr. and Mrs. Charles Milton Bayne
15335 Dover Road
Reisterstown, Maryland 21136

February 16, 1982

NOTICE OF HEARING

RE: Petition for Special Exception
SE/1 Mt. Zion Rd., 177' NE of Dover Rd.
Case #82-203-X

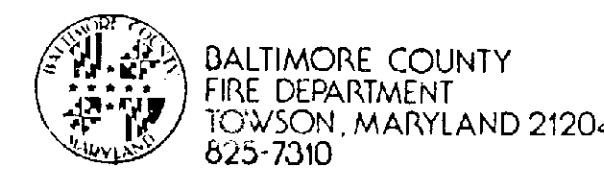
TIME: 10:30 A.M.

DATE: Thursday, March 18, 1982

PLACE: ROOM 106 COUNTY OFFICE BUILDING, 111 W. CHESAPEAKE AVENUE,

TOWSON, MARYLAND

John M. H. Jones
ZONING COMMISSIONER OF
BALTIMORE COUNTY



PAUL H. "NICKIE"
CHIEF

February 24, 1982

Mr. William Hammond
Zoning Commissioner
Office of Planning and Zoning
Baltimore County Office Building
Towson, Maryland 21204

Attention: Nick Commodari, Chairman
Zoning Plans Advisory Committee

RE: Property Owner: Charles Milton and Myrtle Esther Bayne

Location: SE Corner Dover Road and Mt. Zion Road

Item No.: 122

Zoning Agenda: Meeting of January 5, 1982

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "X" are applicable and required to be corrected or incorporated into the final plans for the property.

() 1. Fire hydrants for the referenced property are required and shall be located at intervals or _____ feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.

() 2. A second means of vehicle access is required for the site.

() 3. The vehicle dead end condition shown at _____

EXCEEDS the maximum allowed by the Fire Department.

() 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.

XX) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 Edition prior to occupancy.

() 6. Site plans are approved, as drawn.

() 7. The Fire Prevention Bureau has no comments, at this time.

REVIEWED: George M. McGehee
Planning Group Approved: George M. McGehee
Special Inspection Division Fire Prevention Bureau

/mb

3/10 82-203-X

CARL L. GERHOLD
PHILIP K. CROSS
JOHN F. ETZEL
WILLIAM G. LUNICH
GORDON T. LANGDON

GERHOLD, CROSS & ETZEL
Registered Professional Land Surveyors
412 DELAWARE AVENUE
TOWSON, MARYLAND 21204
823-4470

SPENITUS
PAUL G. GILLESPIE
FRED H. DOLLENDING

December 3, 1981

Zoning Description

All that piece or parcel of land situated, lying and being in the Fifth Election District of Baltimore County, State of Maryland and described as follows to wit:

Beginning for the same at the intersection of the south-east side of Mt. Zion Road with the northeast side of Dover Road and running thence along the southeast side of Mt. Zion Road, North 59 degrees 51 minutes East 478.5 feet, thence leaving Mt. Zion Road and binding on the outlines of the property of the petitioners herein, the two following courses and distances viz: South 34 degrees 00 minutes East 1066.3 feet and South 66 degrees 23 minutes West 745.5 feet to the northeast side of Dover Road and thence binding on the northeast side of Dover Road, the two following courses and distances viz: North 20 degrees 54 minutes West 734.2 feet and North 30 degrees 54 minutes West 4.95 feet to the place of beginning.

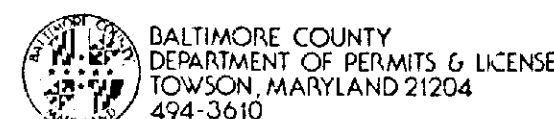
Containing 12 Acres of land more or less.

Being the property of the petitioners herein as shown on a plat filed in the Baltimore County Office of Zoning.



Philip M. Cross

OLD DESP.



TED ZALESKI, JR.
DIRECTOR

January 27, 1982

Mr. William E. Hammond, Zoning Commissioner
Office of Planning and Zoning
County Office Building
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #22 Zoning Advisory Committee Meeting, January 5, 1982 are as follows:

Property Owner: Charles Milton and Myrtle Esther Bayne
Location: SE/Corner Dover Road and Mt. Zion Road
Existing Zoning: R.C. 2
Proposed Zoning:

Acres: 12
District: 5th

The items checked below are applicable:

- X A. All structures shall conform to the Baltimore County Building Code, the State of Maryland Code for the Handicapped and Aged, and other applicable Codes.
- _____ A building/ _____ permit shall be required before beginning construction.
- C. Residential: Three sets of construction drawings are required to file a permit application. Architect/Engineer seal is/is not required.
- D. Commercial: Three sets of construction drawings with a Maryland Registered Architect or Engineer shall be required to file a permit application.
- E. In wood frame construction an exterior wall erected within 6' 0" of an adjacent lot line shall be of one hour fire resistive construction, no openings permitted within 3' 0" of lot line. A minimum 8" masonry firewall is required if construction is on the lot line.
- F. Requested _____ distance conflicts with the Baltimore County Building Code, Section/ _____
- X G. A change of occupancy shall be applied for, along with an alteration permit application, and three required set s of drawings indicating how the structure will meet the Code requirements for the proposed change. Drawings may require a professional seal. Change from S-1 to Use Group M.
- H. Before this office can comment on the above structure, please have the owner, thru the services of a Registered in Maryland Architect or Engineer certify to this office, that, the structure for which a proposed change in use is proposed can comply with the height/area requirements of Table 305 and the required construction classification of Table 211.
- I. Comments -

NOTE: These comments reflect only on the information provided by the drawing submitted to the office of Planning and Zoning and are not intended to be construed as the full extent of any permit. If desired additional information may be obtained by visiting Room #122 (Plans Review) at 111 West Chesapeake Ave., Towson.

Very truly yours,

Charles E. Burnham
Charles E. Burnham, Chief
Plans Review

CEB:rrj

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

William E. Hammond
TO: Zoning Commissioner
Norman E. Gerber, Director
FROM: Office of Planning and Zoning
SUBJECT: Zoning Petition No. 82-203-X

Date: March 8, 1982

The proposed use would be appropriate here.

NEG:JGH:mc

Norman E. Gerber
Norman E. Gerber, Director
Office of Planning and Zoning

BALTIMORE COUNTY PUBLIC SCHOOLS

Robert Y. Dubel, Superintendent

Towson, Maryland - 21204

Date: January 8, 1982

Mr. William E. Hammond
Zoning Commissioner
Baltimore County Office Building
1111 West Chesapeake Avenue
Towson, Maryland 21204

Z.A.C. Meeting of: January 5, 1982

RE: Item No.: 117, 118, 119, 120, 121, 122
Property Owner:
Location:
Present Zoning:
Proposed Zoning:

District:
No. Acres:

Dear Mr. Hammond:

All of the above have no bearing on student population.

Very truly yours,

Wm. Nick Petrovich
Wm. Nick Petrovich, Assistant
Department of Planning

WNP/bp

PETITION FOR SPECIAL EXCEPTION

5th DISTRICT

ZONING: Petition for Special Exception
LOCATION: Southeast side of Mt. Zion Road, 177 ft. Northeast of Dover Rd.
DATE & TIME: Thursday, March 18, 1982 at 10:30 A.M.
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Ave., Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Special Exception for an antique shop

All that parcel of land in the Fifth District of Baltimore County

Being the property of Charles Milton Bayne, et ux, as shown on plat plan filed with the Zoning Department

Hearing Date: Thursday, March 18, 1982, at 10:30 A.M.
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

BY ORDER OF
WILLIAM E. HAMMOND
ZONING COMMISSIONER
OF BALTIMORE COUNTY

CARL L. TERHAULT
PHILIP K. CROSS
JOHN F. ETZEL
WILLIAM J. ULBRICH
GORDON T. LAWSON

GERHOLD, CROSS & ETZEL
Registered Professional Land Surveyors
412 DELAWARE AVENUE
TOWSON, MARYLAND 21204

823-4470

February 8, 1982

Zoning Description

All that piece or parcel of land situate, lying and being in the Fifth Election District of Baltimore County, State of Maryland and described as follows to wit:

Beginning for the same on the southeast side of Mt. Zion Road at a point distant North 59 degrees 51 minutes East 177 feet measured along the southeast side of Mt. Zion Road from the corner formed by the intersection of the southeast side of Mt. Zion Road with the northeast side of Dover Road and running thence and binding on the southeast side of Mt. Zion Road, North 59 degrees 51 minutes East 189.45 feet, thence leaving Mt. Zion Road and running for lines through the property of the petitioners herein, the three following courses and distances viz: South 20 degrees 54 minutes East 268.40 feet, South 69 degrees 06 minutes West 187 feet and North 20 degrees 54 minutes West 238 feet to the place of beginning.

Containing 1.09 Acres of land more or less.

Being the property of the petitioners herein as shown on a plat filed with the Zoning Office.



Philip K. Cross

RECEIVED FEB 11 1982

ITEM #122



BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3353

WILLIAM E. HAMMOND
ZONING COMMISSIONER

March 30, 1982

Mr. & Mrs. Charles Milton Bayne
15335 Dover Road
Reisterstown, Maryland 21136

RE: Petition for Special Exception
SE/S of Mt. Zion Rd., 177' NE of
Dover Rd. - 5th Election District
Charles Milton Bayne, et ux -
Petitioners
NO. 82-203-X (Item No. 122)

Dear Mr. & Mrs. Bayne:

I have this date passed my Order in the above captioned matter in accordance with the attached.

Very truly yours,

John M. H. Jung
JOHN M. H. JUNG
Deputy Zoning Commissioner

JMHJ/mc

Attachments

cc: John W. Hessian, III, Esquire
People's Counsel



BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3353

WILLIAM E. HAMMOND
ZONING COMMISSIONER

March 11, 1982

Mr. and Mrs. Charles Milton Bayne
15335 Dover Road
Reisterstown, Maryland 21136

RE: Petition for Special Exception
SE/S of Mt. Zion Rd., 177' NE of Dover Rd.
Case #82-203-X

Dear Mr. and Mrs. Bayne:

This is to advise you that \$62.15 is due for advertising and posting of the above property.

Please make check payable to Baltimore County, Maryland, and remit to Karen Fiegel, Room 113, County Office Building, Towson, Maryland 21204 before the hearing.

Very truly yours,

William E. Hammond
WILLIAM E. HAMMOND
Zoning Commissioner

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
No. 106807

DATE 3/18/82 ACCOUNT 01-662

AMOUNT \$62.15

RECEIVED FROM C. Milton Bayne

FOR Posting & Advertising of Case #82-203-X

62.15

VALIDATION OR SIGNATURE OF CASHIER

Mr. & Mrs. Charles Milton Bayne
15335 Dover Road
Reisterstown, Md. 21136

Gerhold, Cross & Etzel
412 Delaware Avenue
Towson, MD. 21204

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204

Your Petition has been received and accepted for filing this 11th day of February, 1982.

William E. Hammond
WILLIAM E. HAMMOND
Zoning Commissioner

Petitioner Charles Milton Bayne, et ux

Petitioner's Attorney

Reviewed by *Nicholas B. Commodore*
NICHOLAS B. COMMODORE
Chairman, Zoning Plans
Advisory Committee

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District 5th Date of Posting 2-26-82

Posted for: Special Exception

Petitioner: Charles Milton Bayne, et ux

Location of property: SE/S MT. ZION RD., 177' NE of DOVER RD.

Location of Sign: Station sign - Corner of Dover and Mt. Zion Rd.

#3 sign cut north of Mt. Zion approx. 500' north of Dover Road

Remarks: S.J. Quate

Posted by S.J. Quate Date of return: 3-5-82

Number of Signs: 2

PETITION MAPPING PROGRESS SHEET

FUNCTION	Wall Map		Original		Duplicate		Tracing		200 Sheet	
	date	by	date	by	date	by	date	by	date	by
Descriptions checked and outline plotted on map										
Petition number added to outline										
Denied										
Granted by ZC, BA, CC, CA										
Reviewed by: <i>W. C. C.</i>			Revised Plans:		Change in outline or description		Yes		No	
Previous case:			Map #		ZE					

Item #122

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204

Your Petition has been received this 21 day of December, 1981.

Filing Fee \$ 50.00

Received: ☒ Check
☐ Cash
☐ Other

Item #122

William E. Hammond
William E. Hammond, Zoning Commissioner

Petitioner Charles M. Bayne

Submitted by Same

Petitioner's Attorney

Reviewed by W. C. C.

*This is not to be interpreted as acceptance of the Petition for assignment of a hearing date.

REISTERSTOWN COMMUNITY TIMES

Office of The Carroll County Times

Westminster, Md. February 25, 1982

THIS IS TO CERTIFY that the annexed... PO A-3740

was published for... successive weeks previous to the...
February 19, 1982 in The Carroll County Times a daily

Westminster, Carroll County, Maryland.

REISTERSTOWN COMMUNITY TIMES

THE CARROLL COUNTY TIMES

Per *Adeline Clark*
Bookkeeper

PETITION FOR SPECIAL EXCEPTION 5th DISTRICT

ZONING: Petition for Special Exception
LOCATION: Southeast side of Mt. Zion Road, 177 ft. Northeast
of Dover Rd.
DATE & TIME: Thursday, March 18, 1982 at 10:30 A.M.
PUBLIC HEARING: Room 106, County Office Building, 111 W.
Chesapeake Ave., Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Special Exception for an antique shop.
All that parcel of land in the Fifth District of Baltimore County.
Beginning for the same on the southeast side of Mt. Zion Road at a point distant North 59 degrees 51 minutes East 177 feet measured along the southeast side of Mt. Zion Road from the corner formed by the intersection of the southeast side of Mt. Zion Road with the northeast side of Dover Road and running thence and binding on the southeast side of Mt. Zion Road, North 59 degrees 51 minutes East 189.45 feet, thence leaving Mt. Zion Road and running for lines through the property of the petitioners herein, the three following courses and distances viz: South 20 degrees 54 minutes East 268.40 feet, South 69 degrees 06 minutes West 187 feet and North 20 degrees 54 minutes West 238 feet to the place of beginning.
Containing 1.09 Acres of land more or less.

Being the property of the petitioners herein as shown on a plat filed with the Zoning Office.

Being the property of Charles Milton Bayne, et ux, as shown on plat plan filed with the Zoning Department.

Hearing Date: Thursday, March 18, 1982, at 10:30 A.M.
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland.

By Order Of
WILLIAM E. HAMMOND
Zoning Commissioner
Of Baltimore County

No. 104565

ACCOUNT C1-662

AMOUNT \$50.00

RECEIVED Charles M. Bayne

FOR: Filing Fee for Case #82-203-X

BALTIMORE COUNTY, MARYLAND

OFFICE OF FINANCE - REVENUE DIVISION

MISCELLANEOUS CASH RECEIPT

DATE 2/16/82

2/16/82

424 of 72.3 16

VALIDATION OR SIGNATURE OF CASHIER

CERTIFICATE OF PUBLICATION

TOWSON, MD., February 25, 1982.

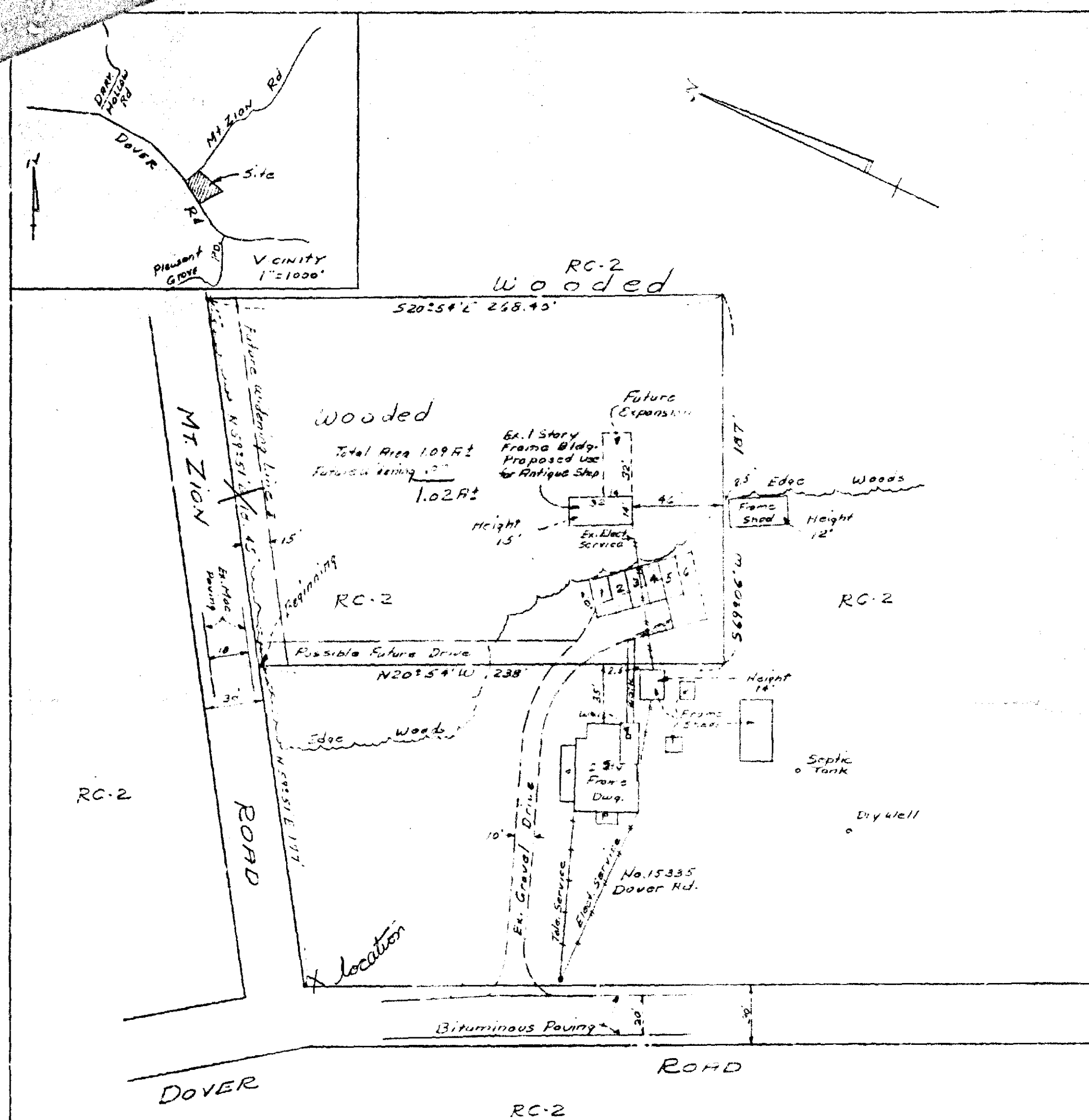
THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., ~~on one time~~ before the 18th day of March, 1982, the first publication appearing on the 25th day of February, 1982.

THE JEFFERSONIAN,

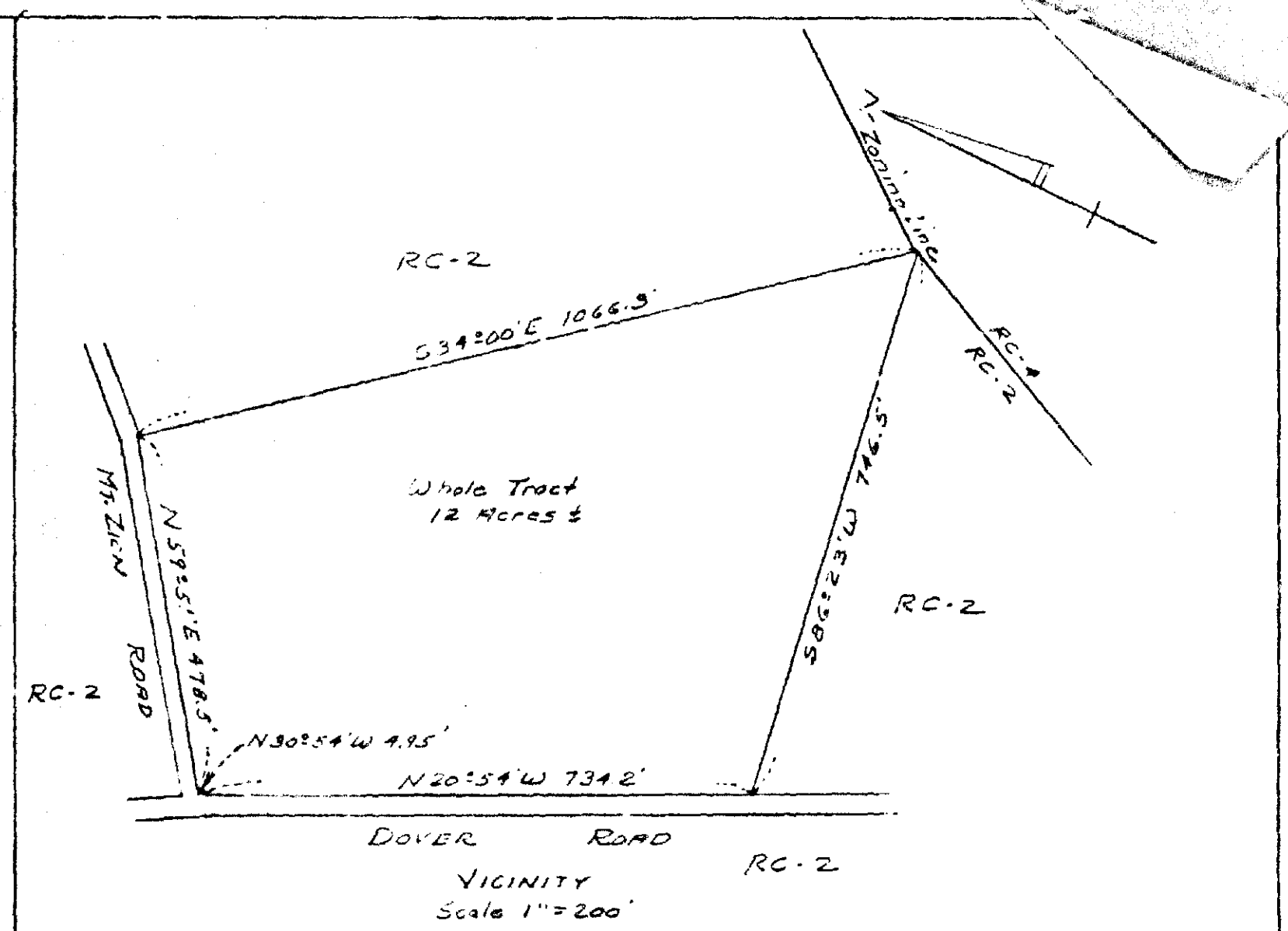
Manager.

Cost of Advertisement, \$



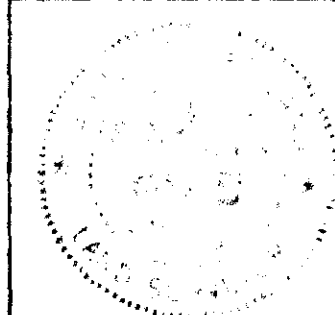


PLAN TO ACCOMPANY PETITION
For
SPECIAL EXCEPTION FOR
ANTIQUA SHOP IN RC-2 ZONE
5th District - Baltimore Co. - Md.

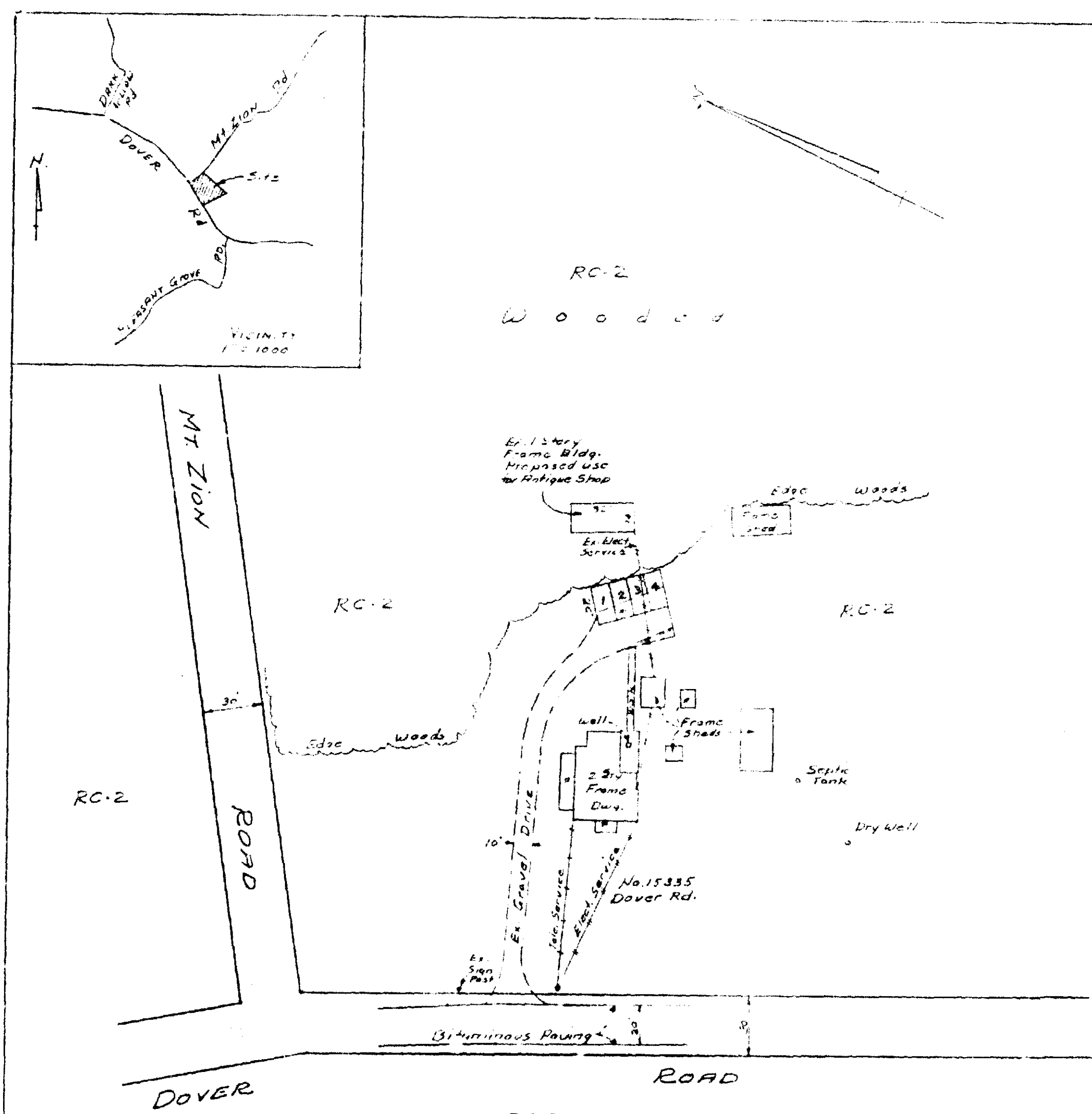
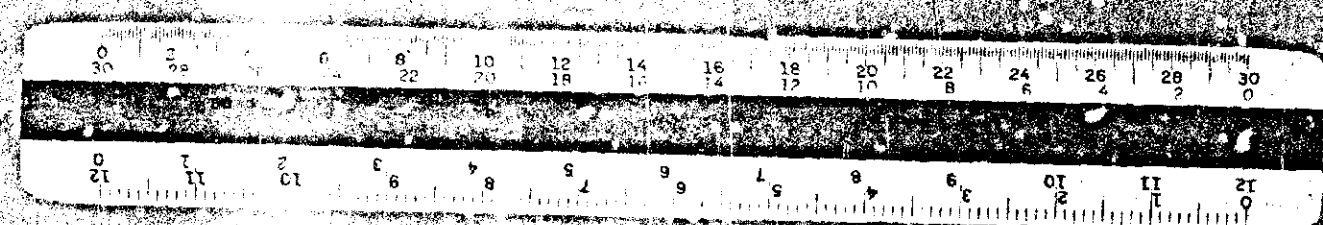


Notes:

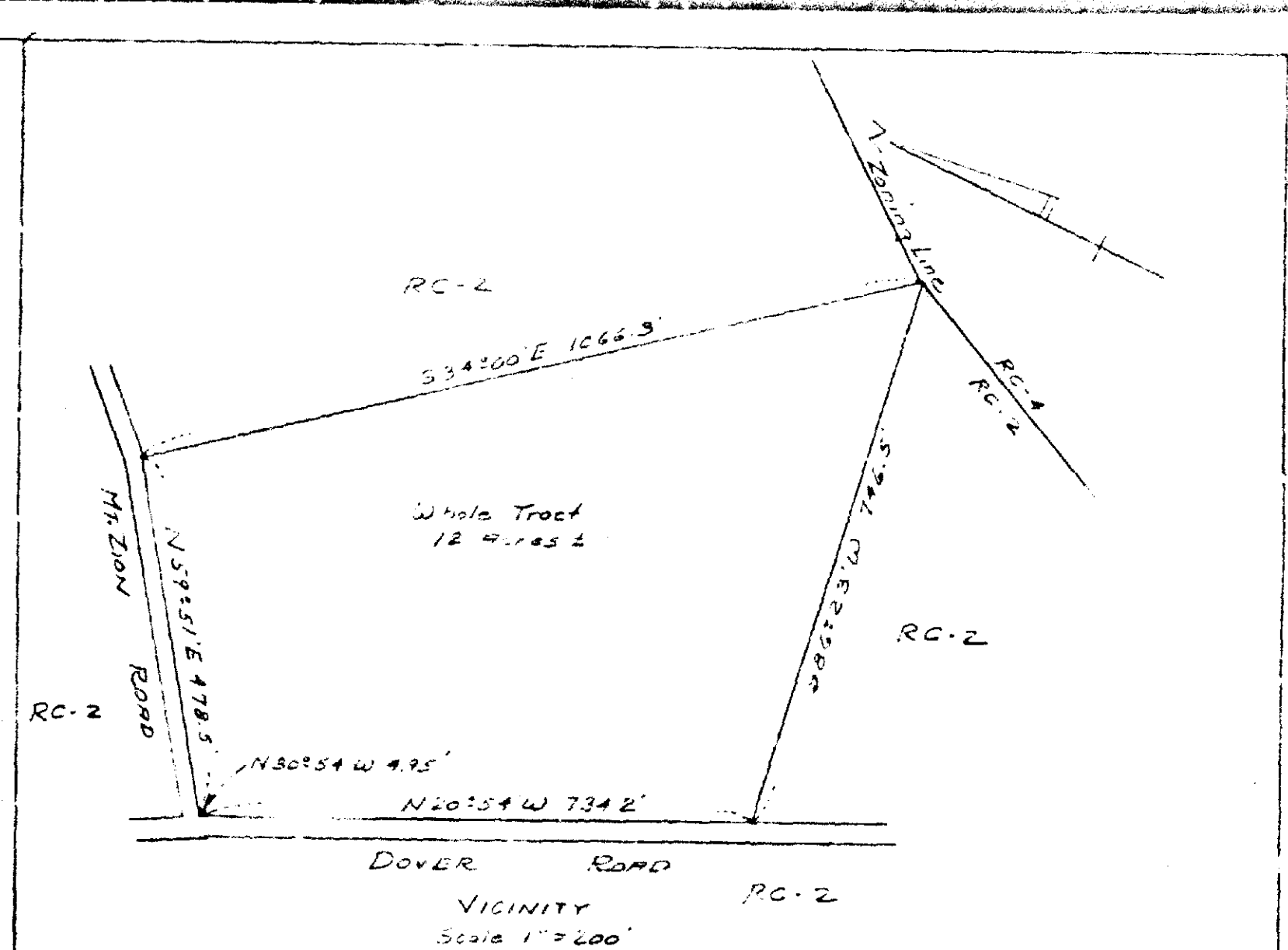
1. Present zoning - RC-2
2. Proposed zoning - RC-2 with Special Exception for Ant. Shop.
3. Present use - Storage
4. Area = 1.09 Acres = 47,348 sq. ft.
5. Off Street Parking Data:
Ex. 1 story building
Floor Area = 448 sq. ft. Future 448 sq. ft. Total = 896 sq. ft.
No. of Spaces required - 3 Future 3 Total = 6
No. of Spaces provided - 4 Future 2 Total = 6
Parking Space Size 9' x 19'
Durable & Dustless surface (Shaded Area)
6. There shall be no display of merchandise visible from any road.
7. No signs proposed.
8. Deed Ref. G.L.B. 2615 - 265
9. Owner: Charles Milton Bayne & wife
15335 Dover Rd.
Reisterstown, Md. 21136
10. Private water system.
11. Private septic system.



Scale 1"=50' Feb. 8, 1982
GERHOLD, CROSS & ETZEL
Professional Land Surveyors
412 Delaware Ave.
Towson, Md. 21204



PLAN TO ACCOMPANY PETITION
For
SPECIAL EXCEPTION FOR
ANTIQUA SHOP IN RC-2 ZONE
5th District - Baltimore Co. - Md.



Notes:

1. Present zoning - RC-2
2. Proposed zoning - RC-2 with Special Exception for Antiqua Shop.
3. Present use - Storage
4. Area = 12 Acres = 528,720 sq. ft.
5. Off Street Parking Data:
Ex. 1 story building
Floor Area = 448 sq. ft.
No. of Spaces required - 3
No. of Spaces provided - 4
Parking Space Size 9' x 19'
Durable & Dustless surface (Shaded Area)
6. There shall be no display of merchandise visible from any public street.
7. One sign in addition to those permitted under Section 41.51 may be displayed. Such sign shall be limited to the name of the business, shall be single faced, stationary and non-illuminated and shall not exceed five sq. ft. in area.
8. Deed Ref. G.L.B. 2615 - 265
9. Owner: Charles Milton Bayne & wife
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Scale 1"=50' Dec. 3, 1981
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